

Demolition of Buildings

1. Work with the Historic Preservation Commission to seek alternatives to demolition. Alternatives may include:
 - relocation
 - sale to an entity that is willing to restore it or
 - restoration through state and federal tax incentives if also on the National Register of Historic Places.
2. If alternatives have been exhausted, follow these guidelines for demolition:
 - Make a permanent record of a significant structure before demolition. The record shall consist of black-and-white photographs and other documents, such as drawings, that describe the architectural character and the special features of the building. The commission determines on a case-by-case basis the precise documentation of a specific building that is required and the person who is responsible for producing that documentation. The documentation must be submitted for review by the commission before the demolition. The record is retained by the City of Greenville.
 - Work with the commission to identify salvageable materials and potential buyers or recipients of salvaged materials. The removal of all salvageable building materials before demolition is encouraged, and may be required depending on the significance of the building.
 - Clear the structure quickly and thoroughly.
 - Submit a site plan illustrating proposed landscaping and any other site development to be completed after demolition.

Relocation of Buildings

1. Document original site conditions before moving the structure. Use photographs and other written or graphic items such as site plans to record the original setting.
2. Assess the structural condition of the building before moving it, to minimize damage during the move.
3. Work with contractors experienced in successfully moving historic buildings.
4. Protect the building from weather damage and vandalism during the relocation.
5. If a structure is moved to a site within the historic district-
 - Assess the architectural compatibility of the relocated structure with adjacent buildings according to the guidelines for new construction.
 - Review the proposed siting, setback, landscaping, and other site-specific treatments according to pertinent guidelines.
 - Ensure that the relocation will not damage existing historic buildings or the character of the district.